

ORDINANCE NO. 2015-23

Amend Zoning Ordinance

WHEREAS, the Jefferson County Board of Supervisors has heretofore been petitioned to amend the official zoning map of Jefferson County, and

WHEREAS, Petitions R3852A-15, R3853A-15, R3842A-15, R3833A-15, R3843A-15, R3844A-15, R3847A-15, R3848A-15 and R3849A-15 were referred to the Jefferson County Planning and Zoning Committee for public hearing on October 15, 2015, and

WHEREAS, the proposed amendments have been given due consideration by the Board of Supervisors in open session,

NOW, THEREFORE, BE IT ORDAINED that the Jefferson County Board of Supervisors does amend the official zoning map of Jefferson County as follows:

FROM RESIDENTIAL R-1 TO B, BUSINESS

Rezone PIN 026-0616-1731-053 (0.236 acre) with conditional use for public and semi-public use to bring the existing fire station property at **W1904 West Main Street**, Town of Sullivan, into conformance. This is limited to use by the Fire Department. R3852A-15 – Town of Sullivan

FROM EXCLUSIVE AGRICULTURAL A-1 TO A-2, AGRICULTURAL AND RURAL BUSINESS

Rezone 15.1 acres of PIN 010-0615-3622-000 (40 acres) with conditional use for a commercial stable at **N2895 Cushman Road** in the Town of Hebron. Conditions call for road access approval to the remaining A-1 zoned land and for receipt and recording of a final certified survey map for the lot. R3853A-15 – ADL Properties LLC

FROM A-1, EXCLUSIVE AGRICULTURAL TO A-3, AGRICULTURAL/RURAL RESIDENTIAL

Create a 1-acre building site from PIN 002-0714-3422-002 (15 acres) near **W6083 Riess Road** in the Town of Aztalan. This prime ag land lot utilizes the last available A-3 zone for the property; therefore, rezoning is conditioned upon recording of an affidavit acknowledging that fact. It is further conditioned upon road access approval, receipt of a suitable soil test and receipt of and recording of a final certified survey map, including extraterritorial plat review if necessary. R3842A-15 – Clayton Morrison

Rezone 2 acres around the home at **W346 Concord Center Drive** from PIN 006-0716-1334-000 (22.252 acres) in the Town of Concord. This prime ag land lot utilizes the last available A-3

zone for the property; therefore, rezoning is conditioned upon recording of an affidavit acknowledging that fact. It is further conditioned upon road access approval to the remaining A-1 zoned land and upon approval and recording of a final certified survey map for the property, including extraterritorial plat review if necessary. R3833A-15 – Jeff & Sandy Leverenz

Rezone 1.65 acres of PIN 008-0715-1313-000 (32.45 acres) with the home at **N6349 County Road P** in the Town of Farmington. This prime ag land lot utilizes the last available A-3 zone for the property; therefore, rezoning is conditioned upon recording of an affidavit acknowledging that fact. It is further conditioned upon road access approval for the remaining land and upon approval and recording of the final certified survey map. R3843A-15 – Scott & Shari Sukow

Rezone 2.3 acres around the buildings at **N3258 County Road N** and create a new 2-acre building site on **East Pleasant Hill Road**, both from PIN 014-0614-2522-000 (35 acres) in the Town of Jefferson, mainly in soils non-prime for ag use. Approval is conditioned upon road access approval, receipt of a suitable soil test and receipt and recording of a final certified survey map for the lots, including extraterritorial plat review if necessary. R3845A-15 – Kutz Farms LLC

Rezone 1.845 acres around the pre-1975 home and shop at **N5307 Mud Lake Road** on PIN 018-0713-2533-000 (40 acres) in the Town of Lake Mills. Rezoning is conditioned upon road access approval for the remaining A-1 zoned property, and approval and recording of a final certified survey map for the lot, including extraterritorial plat review if necessary. R3847A-15 – Dan & Toni Zastrow

Create a 3-acre lot in non-prime soils and around the pre-1975 home at **W7412 Island Road** in the Town of Waterloo from PIN 030-0813-1213-001 (17.41 acres). Rezoning is conditioned upon approval and recording of a final certified survey map for the lot. R3848A-15 – Judith Gehler

Create a 2-acre building site **across from N7927 Newville Road** in the Town of Waterloo from part of PIN 030-0813-2913-000 (39.5 acres). This prime ag land lot combination utilizes the last available A-3 zone for the property; therefore, rezoning is conditioned upon recording of an affidavit acknowledging that fact. It is further conditioned upon receipt of a suitable soil test and receipt and recording of a final certified survey map for the lot. R3849A-15 – Denis Sorenson

The above rezonings shall be null and void and of no effect one year from the date of County Board approval unless all applicable conditions have been completed by that date.

Adopted by the Jefferson County Board of Supervisors this 10th day of November 2015.

ATTEST:

s/Barbara A. Frank
Barbara A. Frank, County Clerk

s/Jim Schroeder
Jim Schroeder
Chair

Published this 17th day of November 2015.

Ayes_VOICE VOTE_____ Noes_____ Abstain_Kannard_____ Absent_____ Vacant_____

Requested by
Planning and Zoning Committee

11-10-15

Deb Magritz: 11-3-15

REVIEWED: Administrator: bw Corp Counsel: jbw Finance Director: bl